

**MINUTES**  
**FAIR HOUSING TASK FORCE COMMITTEE MEETING**  
**July 9, 2013**  
**Pat O'Rourke Recreational Center**  
**701 Montana / Room 105**  
**3:40 pm**

The Fair Housing Task Force Committee met at the above place and date. Meeting was called to order at 3:40 p.m. Task Force designated Chair Mr. Jerry Romero present and presiding and the following Committee Members answered roll call:

**Members Present**

Mr. Terry Breaux  
Ms. Alma Miller  
Mr. Marc Salazar  
Mr. Sergio Vasquez

**Members Absent**

Ms. Veronica Carbajal  
Ms. Taylor Moreno

**Late Arrivals**

None

**Early Departures**

Mr. Sergio Vasquez – 4:50 pm

**Ex-Office Members present**

Mr. Raul Gonzalez  
Ms. Mary Cardenas  
Mr. Victor Morrison-Vega

**Staff Present**

Rhoda Tillman, CDBG Contract Administrator and Fair Housing Officer

**Agenda**

Discussion and Action on:

2. Introduction of New Member Representing Law Enforcement
3. Review and Approval of Minutes from the last Fair Housing Task Force Meeting held July 9, 2013.
4. Discussion of the El Paso Apartment Association Survey of Type A Accessible Rental Units Within the City of El Paso  
Presentation: Rick Soto, Executive Director,  
El Paso Apartment Association
5. Review Analysis of Impediments to Fair Housing Choice – El Paso  
Impediment #5 - "Home Mortgage Disclosure Act (HMDA)" which states

that the AI analysis shows protected classes experience disparities in home mortgage lending and high-cost loans.

Presentation: Mr. Jerry Romero, Wells Fargo Bank  
Community Relations

6. Recognition of Service of Chairperson – Taylor Moreno

7. Approval of the Next Meeting Date

8. Adjournment

**Item 2:** Introduction of New Member representing Law Enforcement

Terry Breau, Customs and Border Protection/Canine Officer, was introduced and welcomed as a new member to the task force representing the category of law enforcement. Mr. Breau explained that he has 17 years' experience with customs and twenty-one years' experience with law enforcement in the military. He was welcomed by the chairman and the members of the task force.

**Item 3:** Roll Call and Confirmation of a Quorum

Motion was made by Mr. Vasquez, seconded by Mr. Salazar and unanimously passed to approve July 9, 2013 minutes.

AYES: Mr. Breau; Ms. Miller; Mr. Salazar; Mr. Vasquez

NAYS: None

ABSENT: None

**Item 4:** Discussion of the El Paso Apartment Association Survey of Type A Accessible Rental Units within the City of El Paso

Presentation: Rick Soto, Association Executive  
El Paso Apartment Association

Mr. Soto explained that two months or so ago, then Mayor Cook, requested himself and Eric Heller, President, of the Apartment Association, to conduct a survey and provide more information as to the demand and availability of Type A accessible units within the City of El Paso. The survey questions were designed in line with Mayor Cook's criteria. The results were provided the task force members for their review.

Mr. Soto stated that 80% of the membership participated. The response indicated that the survey response was in line with The University of Texas at El Paso's (UTEP) Institute for Policy and Economic Development's (IPED) Demand for Accessible Type A Apartment Units in the City of El Paso, Texas.

The IPED study states "Market conditions for commercial accessible Type A apartments are expected to remain stable. To that effect, the current Type A accessibility requirement of three percent seems appropriate to meet the estimated potential demand for this type of unit".

Victor Morrison-Vega, Deputy Director, City Development Department, stated the International Building Code calls for 2% Type A accessible units in a conventional multi-family rental complex of four or more units. However, in 30 to 40 days he will go to City Council and recommend that the existing 3% Type A Accessible Unit requirement be retained. The City Ordinance

does not change the 5% accessible unit and 2% sensory unit requirement for federally funded apartment units.

Further discussion confirmed another point in the IPED study which was "Affordability appears to be the main driver in the demand (and supply) for commercial accessible Type A apartment units in the City of El Paso". Task force members agreed that efforts should continue to provide as many "affordable units to include those for accessibility". It was noted that tax credit and other federally funded "affordable" units' rents are based on federal guidelines set by HUD; however, based upon the household's income, this doesn't mean that units are affordable to every household.

Discussion included another point in the IPED study which states "Efforts to provide better information about the availability of accessible Type A units as well as other accessible housing options may prove beneficial for both suppliers and demanders". Task force members agreed and various suggestions were made, from flyers to the web, to increase accessible unit information. Ms. Susette Kenny, Interim Director, TVP Non-Profit Housing, was present and added much to the discussion as an affordable multi-family complex manager. She manages tax-credit and City funded affordable accessible units where rents are set by HUD depending on family size. She stressed the need for education both for complex owners/landlords as well as renters needing affordable accessible units. The chair suggested that the task force continue to review options to develop a clearing house to provide current information on available affordable accessible apartment units.

**ITEM 5:** Review Analysis of Impediments to Fair Housing Choice – El Paso  
Impediment #5 - "Home Mortgage Disclosure Act (HMDA)" which states that the AI analysis shows protected classes experience disparities in home mortgage lending and high-cost loans.

Presentation: Mr. Jerry Romero, Wells Fargo Bank  
Community Relations

Tabled for next meeting.

**ITEM 6:** Recognition of Service of Chairperson – Taylor Moreno

Members were made aware Taylor Moreno has been appointed by Mayor Leaser as his Chief of Staff. She is working on a replacement for the Chair.

**ITEM 7:** Approval of the Next Meeting Date

Members will meet the regular meeting date, the first Tuesday of the month, August 6, 2013.

**Item 8:** Adjournment

Motion made by Mr. Salazar and second by Mr. Breau and unanimously carried to adjourn this meeting at 5:15 pm.

Approved as to form:

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Rhoda Tillman, Board Secretary